



DEPARTMENT OF THE AIR FORCE

HEADQUARTERS 28TH BOMB WING (ACC)
ELLSWORTH AIR FORCE BASE, SOUTH DAKOTA

11 Apr 03

MEMORANDUM FOR DISTRIBUTION F AND T

FROM: 28 BW/CC

SUBJECT: Dormitory Quarters Improvement Committee (QIC) Minutes, 24 Mar 03

1. The QIC met on 24 Mar 03 in the 28 BW conference room at 1000. All units are highly encouraged to attend this forum to improve the living conditions for our airmen.

2. The members present are noted in the attachment.

3. Items discussed:

a. Dormitory Occupancy Rate: the current occupancy rate is 94.8 percent. There are no category 1 residents, 668 category 2 residents, 1 category 3 resident, and 5 category 4 residents. Mr. Hall explained the four different categories of airmen residing in the dorms and how the occupancy rate is calculated for the issuance of single-rate BAH. Due to the increase in the occupancy rate above the 90 percent level, BAH had been offered to eligible E-3s. There are currently 725 rooms available of which 687 are occupied. Twenty-five are down for maintenance.

b. Improvements Since Last Meeting: the following improvements were completed since the Sep 02 QIC:

- Window Replacement:
 - Completed in Jefferson Chambers and Roosevelt Inn
 - All six dorms are now complete.
- Security Cameras:
 - Completion of additional cameras
 - Three per dormitory
- Drapes: Completion of installation of drapes in four dorms (Rushmore, Borglum, Lincoln, Washington)
- Mylar film currently being installed--ECD is 1 Apr 03

c. Proposed Dormitory Projects: the QIC members were advised of projects currently under consideration for funding.

- Upgrade Video Security System to digital/add cameras at all six entrances of each dorm
- Paint common areas in five dorms--\$135K needed
- *Replace common area carpeting in all dorms--\$165K needed
 - Carpet badly worn and stained
- *Repair common area wall covering in all dorms--\$145K design funds needed
 - Improve aesthetics--current vinyl covering impossible to repair or clean
- Bedspreads--\$33K needed for all dorms

Global Power For America

- Currently using original bedspreads from when dorms were constructed
- Items at end of their life cycle
- Furnishings replacement--\$2.7 Million needed for all dorms
 - Furniture outdated; however it is still functional
 - Because of high cost involved furniture replacement, smaller increments necessary
 - Approximately \$450K per dorm
- Computer desk and chair are #1 requested item from dorm residents
 - \$702K needed for all dorms.
- Replace painted handrails in stairwells with aluminum rails
 - Rushmore and Borglum only
 - AF Form 332 submitted--estimate is \$57K vs \$7,1K each time rails are painted in both
- Refrigerator replacement--\$113K needed for 327
 - All refrigerators at end of life expectancy
- Replace mattress covers in all dorms--\$12K needed
 - Purchased with bedspreads
- Vacuum Cleaners--\$8K needed for three per dorm
 - Have not purchased new heavy-duty vacuums since 1996
- Refurbish pool tables/purchase dart boards--\$2.5K needed
- CD/stereo system for day rooms--\$2.5K needed
- ALS furniture requirements--\$40.5K needed for replacement in 28 rooms.

*These projects are pending funds from FY03 Hunt settlement funds.

d. Open Discussion:

- **Dorm Mayor Program:** Need new mayors, better screening for selecting new mayors
- **Fire Drills:** First test--overall most people responded in an average manner
 - Was a freebee--in the future, names will be forwarded to first sergeants for appropriate action
- **Dorm Sweep:** Successful and really got the attention of the dorm residents
 - ACTION: 1st Sgts/dorm management need to review the dorm policy letter together
 - Several items in question as to whether or not they could be in dorm resident's room
- **Room Inspections:** Going well--still have quarterly cleaners.
- **Hospitality Suites:** For use of single inbound E-4 and below only
- **CQ:** Need each and every CQ
 - Only one CQ per dorm--not only clean building but also provide building security (i.e., perform C-32A, C-34A)
- **TDY Parking Lot:** Full--overflow parking available across from the post office
- **Snow Removal Plan:** Residents not following plan
 - Barriers don't help but are necessary for force protection.
 - Each dorm has plan posted in several locations--see Dorm Manager
- **PETS:** Fish are the only authorized pets
 - Local policy
 - Numerous problems in past with snakes, spiders, iguanas, turtles, birds, cats, dogs, etc
 - If it crawls, walks, or slithers it will get loose--plus there will be a smell
 - Issue will also be discussed during the meeting to update the policy letter
- **Deployment Plan:** All dorm residents check in with dorm manager when going TDY
 - Fact sheet for the residents to complete
- **Items to be researched:**
 - Credit card style locks for all exterior doors
 - Electronic door latch for exterior doors--sound if door were propped open
 - Flammable lockers for dorm rooms--\$350 per unit

e. A new dormitory newsletter is ready to be published. A copy of the proposed letter is at the Flight Chief level being reviewed. The newsletter is an excellent idea and a great forum to pass information to our residents.

4. The meeting adjourned at 1115 hours. The next QIC meeting is TBD, probably in September.

//SIGNED//
RICHARD E. SIMS, TSgt, USAF
Recorder

Attachment:
Attendee List

1st Ind, 28 CES/CC

MEMORANDUM FOR 28 BW/CC

Recommend approval.

//SIGNED//
DARREN P. GIBBS, Major, USAF
Commander, 28th Civil Engineer Squadron

2nd Ind, 28 BW/CC

MEMORANDUM FOR 28 CES/CC

Approved as written.

//SIGNED//
DAVID W. MCFADDIN, Colonel, USAF
Commander, 28th Bomb Wing

Quarters Improvement Committee Attendees

24 March 2003, 28 BW Conference Room

<u>NAME</u>	<u>OFFICE SYMBOL</u>	<u>DUTY PHONE</u>
Colonel McFaddin	28 BW/CC	2801
Colonel La Plante	28 MSG/CC	3201
Colonel Eversole	28 MSG/CD	7791
Lt Col Westhauser	36 BS/CC	1998
Lt Col Farrow	28 MXS/CC	4200
Lt Col Knaub	28 AMXS/CC	4441
Lt Col Holt	28 LRS/CC	4585
Lt Col Adams	28 SVS/CC	1315
Lt Col Betz	28 MXG/CD	4862
Maj Gibbs	28 CES/CC	2660
Maj Whorton	28 MOS	4848
Maj Withrow	28 MUNS/CC	5581
Maj Reese	28 SFS/CC	4015
Capt Steele	28 CS/SCB	2148
2Lt Casper	28 CONS/LGCB	1734
CMSgt Blumenfeld	28 BW/CCC	4412
SMSgt McGrath	28 CS/CCF	4525
SMSgt Mains	28 MXS/CCF	4202
SMSgt Blume	28 CES/CCF	2657
SMSgt Craig	28 LRS/CCF	2083
SMSgt Norbeck	28 SFS/CCF	4038
MSgt Craig	28 CES/CEHD	5677
MSgt Cooper	28 MSS/CCF	4825
MSgt Wentworth	28 MDG/CCF	1330
MSgt Dummermuth	28 CES/CEF	1113
TSgt Sims	28 CES/CEHD	6565
TSgt Skates	28 MSS/DPN	1675
TSgt Pond	28 CONS/LGC	1749
Mr. Meyer	28 CES/CD	2660
Mr. Hilton	28 CES/CEF	1113
Mr. Burdick	28 CES/CEHD	2753
Mr. Hall	28 CES/CEHD	2567
Ms. Sakos	28 CES/CER	2581